



5600 W. To Jordan River

Project #SP-0201(5)13

CID 78056 PIN 2977

Date: December 16, 2002

Time: 1:30 p.m. to 5:30 p.m.

Location: IBEW Hall, 3400 W. 2100 S., West Valley City

Attendees:

Perry Pardo	Cate Equipment
Gordon Jensen	Holland Equipment
Dick Rasmussen	Rasmussen Equipment
Celinda Campbell	Compusys
Corry Cochran	Atwood
Robert Rasmussen	Rasmussen Equipment
Bill Stone	Porteous Realty
Joel France	Compusys
Lane Kresser	G&S Properties
Sam Gustofson	Capital Industries
Bonnie Barry	Bettilyon Realty
Sylvia Girouard	Grinders
Steve Miner	Associated Foods
Sam Uryill	Purcell Tires
Scott Benion	Colliers International
Jeff McComas	SLI Commercial Realty
Richard Faux	BSD
Mike Gibbons	Gibbons Reality
Joe Viland	JVRJ (Utah Tire Recycling)
Bret Peterson	Precision Vascular
Roger McClain	Stantec
Chris Syrett	Associated Foods
Bruce Blaine	Fidelity Holdings
John May	Self
Jim Case	Atwood
Randy Atkin	C.B. Richard Ellis
Arne Mehr	Lonestar
Dr. Otto	Family Dental
Greg Hunter	Volvo Facility

Dr. Sanford Hamilton	Family Dental
Sam Souvall	G&S Properties
Bill Gibbons	Gibbons Realty
Jody McClain	Rasmussen Equipment
Nicole Donegan	HDR Engineering
Gabe Priebe	HDR Engineering
Vance Hanson	HDR Engineering

Purpose:

The purpose of this meeting was to review the proposed alternatives with potentially impacted business owners.

Process:

- 54 phone calls were made inviting the identified property owners to meet one-on-one with the project manager.
- 30 appointments were scheduled.
- 33 individuals attended.
- 31 properties (some with the same property owner) did not have a telephone listing.

Agenda:

- Introduction to project Purpose and Need
- Review of maps with alternatives shown
- Discussion of phasing
- Question and answer
- Comments

Discussion:

Individual meetings were scheduled 15 minutes apart, but more time was given if necessary. Each individual property owner was greeted and introduced to a project engineer. The engineers explained the purpose of the project and the need for the project. The property owners were given maps of the proposed alternatives identifying potential impacts to their property. Larger maps of the entire corridor were also available. The engineers answered questions specific to each property. Individuals requesting right-of-way information were given booklets and referred to Lamar Mabey at UDOT. Property owners were also advised of the following factors:

- The first phase of the project is currently scheduled to be awarded in July of 2002 (Pending Special Legislative Session decisions).
- The first phase will cost approximately \$65 million dollars, which will be dedicated to locations identified as being in the most critical need.
- The first phase currently includes the following:
 - SR-201 widening from the Jordan River to 3200 West
 - Redwood Road interchange and roadway improvements
 - Right-of-way acquisitions and minor improvements to the 3200 W. area, including the North Frontage Road and the Southwest Frontage Road.
- The draft EA is scheduled to be released to the public in January.
- A public hearing on the draft will be held towards the end of February.
- Comments received prior to the final release of the EA will be summarized and included in the final draft submission.

Comments:

1. SLC is requesting the owner of the property at 1905 S. Pioneer Rd landscape the island near the SW corner of the property, on Pioneer Rd. If 2700 W. (Pioneer Rd) is possibly going to be included in phase one, perhaps this requirement could be waived.
2. The owners of the Dental office at 2124 S. Redwood Road would like detailed maps with measurements of the on-ramp being considered at Redwood and SR-201. Specifically they would like to see how their parking and access will be impacted on the East and West sides of their building. They would like to know if more can be taken from the Les Schwab landscaping on the East side of Redwood to preserve their building and parking. They indicate they have been in the location for 20 years-longer than any other business in the area-and feel the property should be taken from less established businesses/areas.
3. The property owner at 2500-2550 S. Decker Lake Blvd. would like close-up maps of the proposed auxiliary lane that may impact his parking.
4. The property owner of 22250 S. Redwood Rd is worried about losing parking spaces in front of her building. She would like detailed maps of the property and the proposed impacts (including the number of feet that would be taken from the property.)
5. The owner of the property at 3262 W. and 1987 S. Would like enlarged images of the proposed changes to the frontage roads.
- (6. Following the meeting, The Property Owner from Cate Equipment, 2075 S. Pioneer Rd., requested the SR-201 Team look into extending the dead end road from the subdivision north east of his property to his property. He would like to allow large truck to access his property from this road rather than from 2700 W.)

Action Items:

HDR will send maps with more details to those having requested them.

HDR will send attendees invitation to Public Open House when Draft EA is released.

Distribution: **Attendees** **Project File**

This report represents the understanding of the Preparer. If you feel an item needs clarification or correction, please provide your comments to the Preparer in writing. The Preparer will resolve the issue and distribute the revised minutes in a legislative format.
